GOVERNMENT OF INDIA
URBAN DEVELOPMENT
LOK SABHA

STARRED QUESTION NO:160
ANSWERED ON:01.12.2006
REGULATORY AUTHORITY FOR HOUSING SECTOR
Jindal Shri Naveen

Will the Minister of URBAN DEVELOPMENT be pleased to state:

:

(a)Whether the Delhi Development Authority (DDA) has achieved the housing targets as laid down in the 1962 Master Plan for Delhi;

(b) If not, the extent to which the targets have been met ;

(c) The reasons for not meeting the targets fully ;

(d) Whether it is proposed to set up an independent regulatory authority for the housing sector ;

(e) If so, the details thereof; and

(f) The time by which it is likely to be set up?

Answer

MINISTER OF THE STATE IN THE MINISTRY OF URBAN DEVELOPMENT (SHRI S. JAIPAL REDDY)

(a)to(f): A Statement is laid on the Table of the Sabha.

STATEMENT

STATEMENT REFERRED TO IN REPLY TO LOK SABHA STARRED QUESTION NO. 160 FOR 1.12.2006 REGARDING REGULATORY AUTHORITY FOR HOUSING SECTOR .

(a)to(f): The Master Plan for Delhi (MPD) 1962 projected a population of 45.85 lakh by 1981 and a requirement of about 47,360 acres in the form of residential area, with an average residential density of 97 persons per acre. It did not, however, specify any housing targets as such.

DDA has created housing stock of about 11 lakh units through allotment of plots/ land to individuals, group housing societies and for rehabilitation and resettlement colonies as well as by way of built up accommodation. This includes over 3.03 lakh dwelling units constructed by DDA between 1966 and 2006.

The draft MPD 2021 indicates that as per Census 2001, there is a shortage of 4 lakh dwelling units in Delhi including 1 lakh required for replacement of dilapidated structures. The draft MPD 2021 envisages creation of 24 lakh additional dwelling units for the projected population of 230 lakh persons by 2021 through a mix of redensification, augmentation of housing in National Capital Region as well in Urban Extension of about 27,000 hectare within Delhi. It also envisages private sector involvement in land assembly and development of housing. It is expected that this will enable supply to keep pace with the growing demand for housing in Delhi.

A proposal to provide for regulation of certain aspects of the real estate sector in Delhi has also been initiated.The formulation of the draft legislation is at the preliminary stage.